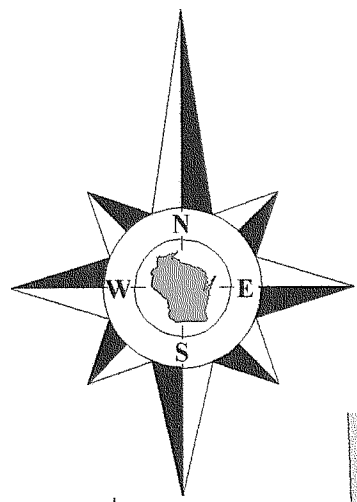


Bearings reference to the Wisconsin State Plane Coordinate System, South Zone.



Point 359.71' S1°24'45"E of the Southwest Corner of Block 26
(South 21 rods and 20 links or 359.70')

Southwest Corner of Block 26

Geneva Street

N88°27'44"E 331.95'

165.25'

Block Corner

Lot 4

Tax Parcel
XOP 00267

(East 10 rods or 165')
N88°27'06"E 165.08'

Lands sold to Ethel May Taggart
by deed recorded August 11, 1922
in Vol. 159 of Deeds on Page 68.
This appears to be the North line
of lands described in Warranty
Deed Doc. No. 31276 based upon
prior surveys and existing
occupation.
Title Company unable to find any
information for adjoiners called
out in said deed.

Shed

Total Block
N1°24'45"W 532.80'

House
No. 521

Tax Parcel
XOP 00268

Stone
"Fire Pit"

Garage

Total Area
0.706 Acre
30,735 Sq.Ft.

"Decorative
Wishing Well"
On top of what
appears to be a
filled in cistern.

Tax Parcel
XOP 00269A

Tax Parcel
XOP 00269

Exception
Doc. No. 460621

South 1/4 Corner
Section 18-2-16.
N. 231.007.06
E. 2,363.526.91

S88°21'16"W 82.55'
(82.5')

(S89°57'11"W 41.25')

(S88°00'37"W 2655.97') State Plane
S88°00'37"W 2655.68'
South line of the Southeast 1/4 of Section 18-2-16.

S88°25'18"W 164.98'
(Westerly 206.23')

Phoenix Street

(66' Wide)

Concrete Curb & Gutter

Southwest Corner of
Lot 7 of Block 2 of
Sarah A. Phoenix Addition.

S88°24'40"W 166.68'
(166.7')

S88°24'41"W 82.50'

S87°49'12"W 1328.81'
(165.00')

Block
Corner
- Found concrete
monument down
15'. Set 3/4" dia.
rod over monument.
- Found pipe at surface
0.47' N72°13'07"W of
monument - removed
- Found pipe down 0.4'
0.64' N83°43'22"W of
monument - buried

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All rights reserved. No part of this survey plat may be reproduced or transmitted in any form by any means - graphic, electronic, or mechanical, including photocopying, tracing, or information storage and retrieval systems - without permission in writing from Douglas G. Olson, Jensen & Olson Land Surveying, LLC.

I hereby certify that I have surveyed the above described property and the map hereon is correct to the best of my professional knowledge and belief and shows the size and location of the property, its exterior boundaries, the location and dimensions of all visible structures thereon, boundary fences, apparent easements and roadways and visible encroachments, if any.
This survey is made for the exclusive use of the present owners of the property, and also those who purchase, mortgage or guarantee title thereto, within one year from the date hereof.

Douglas G. Olson
Wisconsin Registered Land Surveyor - 2093

Plat of Survey

of

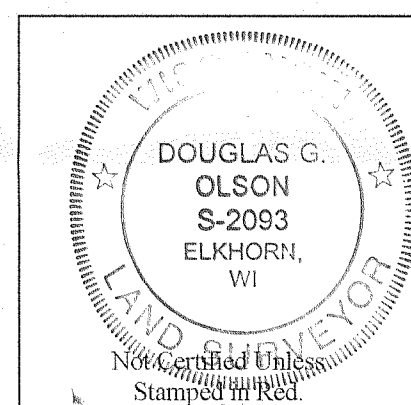
Part of Outlot 1 of the Original Plat of the Village of Delavan.

A parcel of land described in a Warranty Deed recorded January 25, 2001 in Vol. 676 on Page 3908 as Document No. 460621, as shown below:
A parcel of land located in part of Outlot 1 of the Original Plat of the Village (now City) of Delavan, Walworth County, Wisconsin, described as follows: Beginning at a point where the North line of Phoenix Street is intersected by the centerline of Third Street; thence North along the centerline of Third Street, 41.25 feet; thence East, being parallel with the North line of Phoenix Street, 41.25 feet to the East line of said Third Street; thence North along the East line of said Third Street, 67.24 feet to a point which was formerly a centerline of a drainage ditch; thence Southeast along the centerline of said former drainage ditch, 197.30 feet to the Southwest corner of Lot 7, Block 2 of Sarah A. Phoenix Addition; thence Westerly along the Northerly line of Phoenix Street, 206.23 feet to the place of beginning.
EXCEPTING THEREFROM the following parcel of land: A parcel of land located in Outlot 1 of the Original Plat of the City of Delavan, Walworth County, Wisconsin and described as follows: Beginning at a point where the North line of Phoenix Street is intersected by the center line of Third Street; thence N 0° 07' 16" E (recorded as North) along said center line, 41.25 feet; thence N 89° 56' 20" E (recorded as East) 41.25 feet to the East line of said Third Street; thence S 0° 07' 16" W along said East line, 41.26 feet to the Northerly line of said Phoenix Street; thence S 89° 57' 11" W along said Northerly line, 41.25 feet to the center line of said Third Street and the place of beginning.

Also, a parcel of land described in a Warranty Deed recorded April 14, 1978 in Vol. 208 on Page 779 as Document No. 31276, as shown below:
A parcel of Outlot No. 1 in the SE of Sec. 18, Tsp. 2 N. R. 16 E. in the City of Delavan, bounded on the N. by lands formerly owned by Morris Cotter, on the E. by the Phoenix Addition, on the S. by lands formerly owned by Robert Edwards, and on the W. by Third Street in said City, and said to contain 1/4 acre of land; excepting therefrom the land sold to Ethel M. Taggart by deed recorded August 11, 1922 in Volume 159 of Deeds, on page 68, Walworth County Records, subject however to reservation of 10 foot strip for driveway purposes appearing in conveyance dated February 19, 1945 and recorded in Vol. 328 of Deeds on page 179 as Document No. 375098 and conveyance dated July 7, 1945 and recorded in Vol. 334 of Deeds on page 25 as Document No. 378035.
ALSO a parcel of land described as follows, to-wit: Beginning at an iron stake at the southwest corner of lot formerly owned by John Ramey in part of Outlot 1 in the southeast quarter of Section 18, Town 2 North, Range 16 East, City of Delavan, thence east along the south line of said lot owned by John Ramey 165 feet to the west line of Lot 2 of Sarah Phoenix Addition, thence south to the center of the drainage ditch, thence northwesterly along the center of said drainage ditch along the east line of Third Street, thence north to place of beginning.

Surveyed for: **Keefe Real Estate, Inc.**

1040 North Wisconsin Street
Elkhorn, Wisconsin. 53121



Notes: 1) This survey plat is not certified unless signed and sealed in red ink.
2) This survey is subject to Wisconsin lien laws. This Plat of Survey is the notice of intent to file lien. Lien waiver required.

Survey Date: November 20, 2008.
Revisions:

Scale in Feet
1" = 20'
0' 10' 20' 40'

Jensen & Olson Land Surveying, LLC
45 South Wisconsin Street * P.O. Box 322 * Elkhorn, Wisconsin. 53121
Telephone: (262) 723-3434 * Facsimile: (262) 723-8044
Email: jensen.olson@elknet.net

Legend
Found County Section Corner Monument
Found Iron Pipe
Found Iron Rod
Set Iron Rod, 3/4" dia.
Recorded Information
Utility Pole
Asphalt Surface
Concrete

Sheet 1 of 1 Sheets
Drawing Name: Chl (see 2008117-2008117.sj)
Job Reference Number
2008.117

2008.117

XWUP-157

002-2458

